

CPC Committee Meeting
4/14/15
Rockport Police Station
7pm

Members Present: R. George (Chair), P. Crotty (Vice Chair), M. Michaels, B. Brosnan, J. McMahon, B. Reed

Members not present: M. Lash, E. Hand, S. DeMarco

CPC members introduced themselves to the Granite Pier Committee. Phil Crotty announced for the record that he worked with Rollyn preparing this application. In attendance were: John Thompson, member of the Granite Pier Committee, Mike Tupper, member of the Pier Committee, and several supporters of the Granite Pier project were there as well.

The proponents began their presentation by stating their application is for a stairway between the upper and the lower levels of Granite Pier. It has been observed over the years that people have been doing some pretty unsafe things, and it could become a liability to the town. Secondly, the current parking situation makes for an unsafe environment because the people have to walk down a narrow area where cars are coming. They feel it would be a lot better to have a second access. It is a safety issue. Granite Pier brings in \$85,000 in revenue for the town, and their budget is \$15,000. It was pointed out that Granite Pier is a very important place for recreation, and there is a lot of activity there.

There was quite a bit of difference between the first two bids for the project, and the panel is working on obtaining another bid. All bids are with Rockport contractors. The Harbormaster and the Harbor Committee will provide letters of recommendation. B. Reed asked about handicapped access, and was assured that there is already handicapped parking in place. J. McMahon asked about the status of the money that had been given to expand the granite pier. The panel said they are still working on it, and a consultant has been retained. M. Michaels asked the panel to find out if they could get a warranty on the work. A lot of revenue is taken in during the summer months, and the panel feels it is a great benefit to the town.

The next presenter was the Community House painting project presented by DPW Dir. Joe Parisi. They explained that the paint is peeling on the Community House because all sides had not been scraped, and on those sides the old paint started losing its adhesion to the clapboards. Hence, the new paint started to peel off. Now they want to paint it properly. CIPC has pledged \$20,000 towards the job. The project got a quote for \$50,000 so they need an additional \$30,000 from CPC. The Building Committee returned \$60,000 to CPC from the original grant to rehabilitate the Community House. It was pointed out this is the most used building in the town of Rockport. M. Michaels asked if there was any estimate on how long the paint job will last? The panel said it is hard to say because its an old building, and the prep work will be the key. J. McMahon asked if there is a budget to maintain the building in the future. The panel said there is some money for maintenance. M. Michaels asked if they could put something together in writing to explain how this job is not considered maintenance.

Paul St. Germaine, President of the Thacher Island Association, and Sid Wedmore. Chairman of the town committee for Thacher Island introduced themselves. They explained theirs is a three year project, and they are already raising funds themselves. They would like to restore the interior of the Thacher Island lighthouse. They would hire contractors for electrical, plumbing, someone to fix all the plaster walls, ceilings, and floors, and rebuild a stairway. It is a long term project that would hopefully result in someone

living at the lighthouse for the summer. They are planning on having two composting toilets installed to reduce the utilization of water. There is a dock being built now. J. McMahon was surprised the lighthouse is one of only ten structures in Rockport that are on the Historic Registry, considering all the historic buildings in town. The panel said they have applied to six other organizations for funding. They recently received \$10,000 from the Humane Society of the Commonwealth of Massachusetts (not the animal agency). It was pointed out that there are a lot of seals on and around the island.

A motion was made to accept the March minutes, P. Crotty seconded it, vote was an unanimous yes.

No update on signs.

R. George said she has letters from the Garden Club which enthusiastically support Millbrook Meadow.

Millbrook Meadow and Action are on the agenda for the May 12th meeting.

M. Michaels talked about meeting with the Millbrook Meadow folks. He said they had tentatively figured out a way to allow Millbrook to get started without breaking the Committee's bank. He explained how this might be done. He stressed he was neutral and just the reporter. He sent his report about what was discussed at the meeting to all Committee members.

P. Crotty proposed the Committee give Millbrook the funds for half of the project, and they get the rest of it bonded by the town. He thinks the whole amount of \$1.2 million is too much. M. Michaels told Millbrook he seriously thought they should pare it down, and come in with a much smaller number. J. McMahon thinks they are being unrealistic about time and duration of the permitting process. She said she would be hesitant to vote money for a project that is still really in an idea form. She would possibly be agreeable to partial funding this year, and look at it again when the project is focused down through the permitting process. She would like to see a more concrete plan before committing that much money. B. Reed commented the Committee hasn't been given a plan for the project yet. He thinks they are almost a year too early, and there are too many unanswered questions. M. Michaels added that Millbrook is going to come to the May 12th meeting with an alternate plan that is less expensive. R. George thinks that restoring the meadow is a good idea but the funding will probably have to come from more than one source.

R. George contacted Stewart Saginor from the CPC Coalition. She sent him the Millbrook Meadow's packets, and asked him to review them. He had ideas about funding, and in what category this application might be considered. R. George asked him to come to the May 12th meeting.

B. Reed asked who was going to maintain the rain gardens at Millbrook? DPW can do grass, but not gardens. His point was whatever is approved has got to be simple and easy to maintain. He added that Millbrook is meeting with the selectmen tonight. The project does seem to have a lot of community support but the Committee generally feels this is a town project, and CPC cannot do it all.

At the May 12th meeting Action will present first, and Millbrook will go second. R. George will ask Stewart Saginor to be present for Millbrook's presentation.

R. George has two bills to give M. Michaels from the Rockport Art Association for payment.

Motion to adjourn by P. Crotty, seconded by M. Michaels, unanimous agreement.

